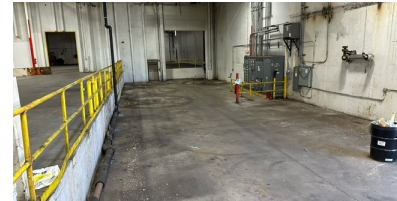
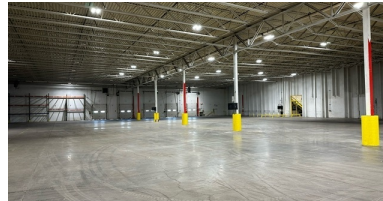
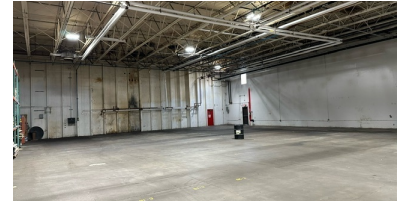


8200 Ridgfield Rd  
Crystal Lake, IL 60012

For Lease

MLS #11975122

INDUSTRIAL



INDUSTRIAL WAREHOUSE 41,975 SF

\$5. PSF (GROSS)

**SHORT TERM LEASE  
HEATED INDUSTRIAL WAREHOUSE  
41,975 SF**

Owner offers short term lease only. 20-22' high ceilings, 5 docks with levelers and 1 16' x 20' DID with ramp.

Immediate occupancy. Currently has no bathroom, but owner can accommodate. No office space. \$5. psf Gross, CAM and taxes included.

**Specifications**

Land Size:	30 Acres
Year Built:	1981
Office Size:	None
HVAC System:	GFA
Electrical:	400 amp 480V
Sprinklers:	Yes
Washrooms:	0
Ceiling Height:	20 - 22 ft
Parking:	22 Spaces
DID's:	(1) 16 x 20
Dock:	5 w/ Levelers
Sewer/Water:	Septic/Well
Zoning:	I1
CAM & Taxes	Included
PIN #:	14-30-300-011

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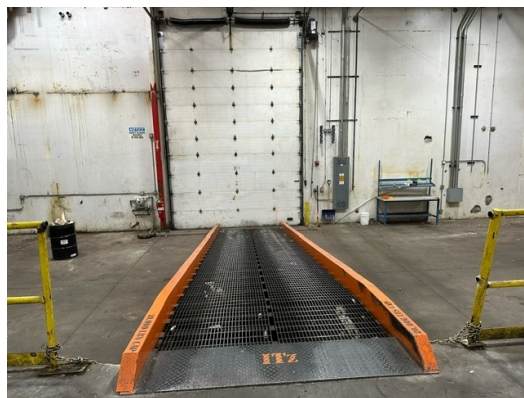
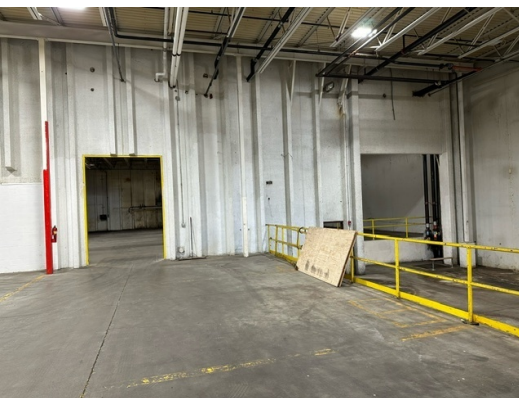
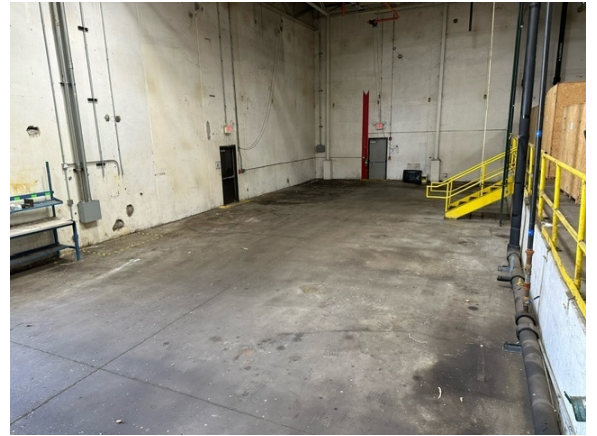
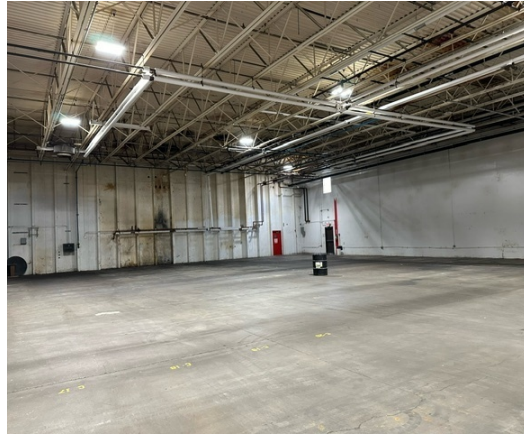
Senior Broker  
**Bruce Kaplan**

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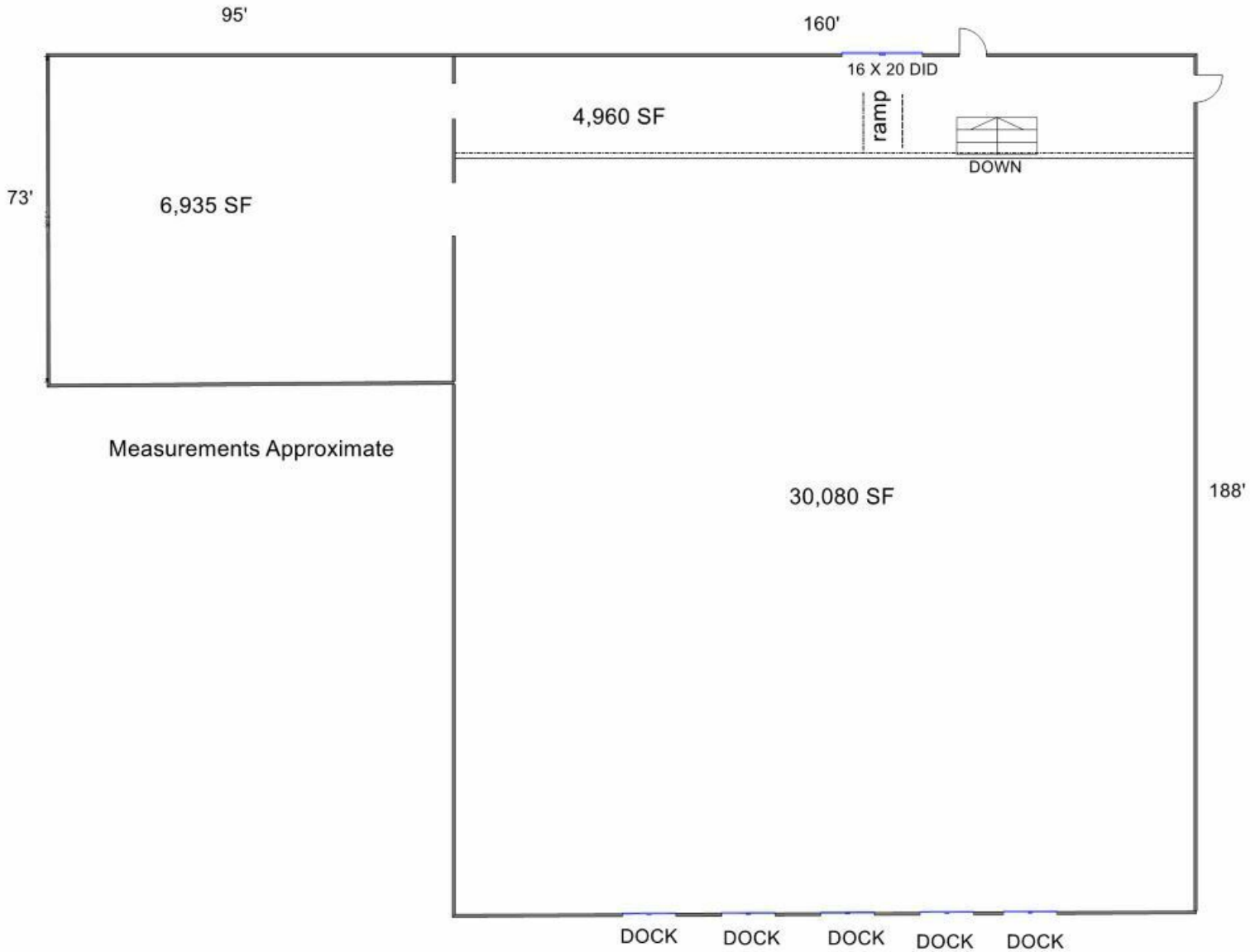
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